

# \$775,000 - 31 Suntree Lane, Okotoks

MLS® #A2215318

**\$775,000**

5 Bedroom, 4.00 Bathroom, 1,686 sqft

Residential on 0.16 Acres

N/A, Okotoks, Alberta

Welcome Home to Executive Bungalow Living in Suntree! Discover the perfect blend of modern luxury and mature neighbourhood charm in this like-new, fully finished bungalow, located in the premier community of Suntree â€” Okotoks' most sought-after mature neighbourhood! This 1,686 sq ft home has undergone extensive, high-quality renovations over the past few years. Unlike quick flips, these updates were thoughtfully completed to ensure long-lasting quality and exceptional value at the current list price. Enjoy a thoughtfully designed floorplan offering excellent separation of space. The private bedroom wing includes a spacious primary suite plus two additional bedrooms. Downstairs, you'll find two more versatile rooms â€” perfect as guest bedrooms, hobby spaces, or home offices. At the heart of the home, the entertainerâ€™s dream kitchen boasts a large central island (complete with its own prep sink), premium finishes, and no detail overlooked. Adjacent to the kitchen, the inviting classic brick wood-burning fireplace (with gas log lighter) creates a cozy atmosphere, with room nearby to add a caf -style eating nook. The formal dining room easily accommodates larger gatherings, making this home ideal for hosting family and friends. Step outside to your super private backyard with no neighbours behind, offering a peaceful retreat. Top-of-the-line Pella windows provide outstanding sound insulation, while central air conditioning ensures comfort on



warm summer nights. New Furnace (2023)  
Water Softener, Reverse Osmosis. This is a  
rare opportunity to own a like-new executive  
bungalow in a mature estate community – a  
true must-see!

Built in 1978

**Essential Information**

MLS® #	A2215318
Price	\$775,000
Bedrooms	5
Bathrooms	4.00
Full Baths	4
Square Footage	1,686
Acres	0.16
Year Built	1978
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

**Community Information**

Address	31 Suntree Lane
Subdivision	N/A
City	Okotoks
County	Foothills County
Province	Alberta
Postal Code	T1S 1B9

**Amenities**

Parking Spaces	4
Parking	Concrete Driveway, Double Garage Attached, Front Drive, Garage Door Opener, Heated Garage, Garage Faces Front
# of Garages	2

**Interior**

Interior Features	Breakfast Bar, Central Vacuum, Closet Organizers, Double Vanity, Granite Counters, Kitchen Island, Bar, Low Flow Plumbing Fixtures,
-------------------	---

	Natural Woodwork
Appliances	Central Air Conditioner, Dishwasher, Gas Stove, Microwave, Refrigerator, Window Coverings, Water Softener
Heating	Forced Air, Natural Gas
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	2
Fireplaces	Basement, Wood Burning, Gas Log, Kitchen
Has Basement	Yes
Basement	Finished, Full

## Exterior

Exterior Features	Private Yard, Dog Run
Lot Description	Back Yard, Front Yard, Landscaped, No Neighbours Behind, Rectangular Lot, Few Trees
Roof	Asphalt Shingle
Construction	Stucco, Wood Frame
Foundation	Poured Concrete

## Additional Information

Date Listed	April 29th, 2025
Zoning	TN

## Listing Details

Listing Office	eXp Realty
----------------	------------

Data is supplied by Pillar 9â„¢ MLS® System. Pillar 9â„¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.